079.0	0001	0002.A	1 of 1	ARLINGTON
Map	Block	Lot	CARD	

	Total Card	/	Total Parcel
APPRAISED:	398,800	/	398,800
USE VALUE:	398,800	/	398,800
ASSESSED:	398,800	/	398,800

PROPERTY LOCATION

No	Alt No	Direction/Street/City
0	LOT	SUMMER ST, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	ARLINGTON AUTOS LLC
Owner 2:	
Owner 3:	
Street 1:	C/O JOHN FINOCHETTI
Street 2:	55R DUDLEY ST
Twn/City:	ARLINGTON
St/Prov:	MA Cntry: Own Occ: N
Postal:	02476 Type:

PREVIOUS OWNER

Owner 1:	MC DERMOTTROE THOMAS/ETAL -
Owner 2:	MC DERMOTTROE CAROL -
Street 1:	7 BAMBERG DRIVE
Twn/City:	WOBURN
St/Prov:	MA Cntry:
Postal:	01801

NARRATIVE DESCRIPTION

This Parcel contains .204 Sq. Ft. of land mainly classified as Parking Lot

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	B4	VEH OR BU		water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
337	8883.000		13,900	384,900	398,800
Total Card	0.204		13,900	384,900	398,800
Total Parcel	0.204		13,900	384,900	398,800

Source: Market Adj Cost | Total Value per SQ unit /Card: N/A | /Parcel: N/A

Legal Description

Entered Lot Size	
Total Land:	
Land Unit Type:	

User Acct	144560
GIS Ref	
GIS Ref	
Insp Date	09/10/18

!6430!

PREVIOUS ASSESSMENT

Parcel ID: 079.0-0001-0002.A

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	337	FV		13900	8,883.	384,900	398,800		Year end	12/23/2021
2021	337	FV		13900	8,883.	378,700	392,600		Year End Roll	12/10/2020
2020	337	FV		13900	8,883.	372,500	386,400	386,400	Year End Roll	12/18/2019
2019	337	FV		14400	8,883.	347,700	362,100	362,100	Year End Roll	1/3/2019
2018	337	FV		14400	8,883.	310,400	324,800	324,800	Year End Roll	12/20/2017
2017	337	FV		14400	8,883.	273,200	287,600	287,600	Year End Roll	1/3/2017
2016	337	FV		14400	8,883.	204,900	219,300	219,300	Year End	1/4/2016
2015	337	FV		14900	8,883.	186,200	201,100	201,100	Year End Roll	12/11/2014

PRINT

Date	Time
12/30/21	03:54:18

LAST REV

Date	Time
01/30/20	18:55:14
jorourke	

SALES INFORMATION

TAX DISTRICT:

PAT ACCT.: 6430

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
MC DERMOTTROE T	48724-385		12/26/2006	Mult Lots	950,000	No	No		
	23631-231		9/8/1993		1	No	No		N

USER DEFINED

Prior Id # 1:	144560
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment

ACTIVITY INFORMATION

Date	Result	By	Name
1/30/2020	Mail Update	JO	Jenny O
9/10/2018	Inspected	PH	Patrick H
3/9/2009	Meas/Inspect	197	PATRIOT
1/11/2000	Vacant Lot	243	PATRIOT
1/1/1919			

Sign: VERIFICATION OF VISIT NOT DATA __/__/__

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
337	Parking Lot		8883	18,729	Sq. Ft.	Site		0	31.	1.40	CA									384,900						384,900	

Total AC/HA:	0.20393	Total SF/SM:	8883	Parcel LUC:	337	Parking Lot	Prime NB Desc	COMM AVG	Total: 384,900	Spl Credit	Total: 384,900

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

EXTERIOR INFORMATION

Type:	
Sty Ht:	
(Liv) Units:	Total:
Foundation:	
Frame:	
Prime Wall:	
Sec Wall:	%
Roof Struct:	
Roof Cover:	
Color:	
View / Desir:	

GENERAL INFORMATION

Grade:	
Year Blt:	Eff Yr Blt:
Alt LUC:	Alt %:
Jurisdict:	Fact: .
Const Mod:	
Lump Sum Adj:	

INTERIOR INFORMATION

Avg Ht/FL:	
Prim Int Wal	
Sec Int Wall:	%
Partition:	
Prim Floors:	
Sec Floors:	%
Bsmnt Flr:	
Subfloor:	
Bsmnt Gar:	
Electric:	
Insulation:	
Int vs Ext:	
Heat Fuel:	
Heat Type:	
# Heat Sys:	
% Heated:	% AC:
Solar HW:	Central Vac:
% Com Wal	% Sprinkled

BATH FEATURES

Full Bath		Rating:	
A Bath:		Rating:	
3/4 Bath:		Rating:	
A 3QBth		Rating:	
1/2 Bath:		Rating:	
A HBth:		Rating:	
OthrFix:		Rating:	

OTHER FEATURES

Kits:		Rating:	
A Kits:		Rating:	
Frpl:		Rating:	
WSFlue:		Rating:	

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

DEPRECIATION

Phys Cond:	AV	- Average	0.0 %
Functional:			%
Economic:			%
Special:			%
Override:			%
	Total:		0 %

CALC SUMMARY

Basic $ / SQ:	
Size Adj.:	1.00000000
Const Adj.:	16.00000000
Adj $ / SQ:	
Other Features:	0
Grade Factor:	
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	0
Depreciation:	0
Depreciated Total:	0

COMMENTS

PARKING LOT FOR CW FUELS; GACTOR W/LOT 2.

RESIDENTIAL GRID

1st Res Grid	Desc:		# Units

Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												

Totals	RMs:		BRs:	Baths:	HB

REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

No Unit	RMS	BRS	FL
Totals			

COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price

WtAv$/SQ:		AvRate:	Ind.Val
Juris. Factor:		Before Depr:	0.00
Special Features:	0	Val/Su Net:	
Final Total:	0	Val/Su SzAd	

SKETCH

SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value

Net Sketched Area:		Total:		
Size Ad		Gross Area		FinArea

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten

IMAGE

AssessPro Patriot Properties, Inc

MOBILE HOME

Make:		Model:		Serial #		Year:		Color:	

PARCEL ID

079.0-0001-0002.A

SPEC FEATURES/YARD ITEMS

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value
85	Paving	D	Y	1	8000	A	AV	1985	2.13	T	27.2	337			12,400			12,400
77	Lite-Single	D	Y	4	1	A	AV	1985	500.00	T	27.2	337			1,500			1,500

More: N	Total Yard Items:	13,900	Total Special Featues:		Total: 13,900